

# SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. 2017-30035

Issued out of the Court of Common Pleas of Susquehanna County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Sheriff's Office in the Town of Montrose County of Susquehanna, Commonwealth of Pennsylvania on:

**AT 9:00 O'CLOCK A.M.**

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than thirty (30) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

All THAT CERTAIN piece or parcel of land situate, lying and being in the Township of Bridgewater, County of Susquehanna and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING in the center of the macadam road leading from Montrose to Williams Pond (LR 57069) said point being the southeast corner of previous grantor herein; thence along lands of Alfred B. Smith along old stonewall North three (3) degrees West two hundred four and four tenths (204.4) feet to an iron pin in place; thence along said Smith South eighty seven (87) degrees West one hundred twenty five (125) feet to iron pin corner; thence along other lands of Wladyslaw Dora South three (3) degrees twenty (20) min. East two hundred twenty and five tenths (220.5) feet to the center of the aforesaid road opposite iron pin; thence along center of same North seventy nine (79) degrees forty seven (47) min. East one hundred twenty five (125.0) feet to the place of beginning.

CONTAINS 0.604 acre of land more or less.

UNDER AND SUBJECT to the rights of way of any public highway and public utility which may be over and across the same.

FURTHER SUBJECT to all that certain sewer easement or right-of-way as referred to in a Deed of Easement dated September 11, 1990, filed in Deed Book 471, page 202.

SUBJECT to the same rights, reservations, restrictions and conditions as contained in prior deeds forming the chain of title.

Susquehanna County Tax Parcel Number: 124.16-1,010.00,000.

Appurtenances: One (1) - 2 story wood framed aluminum and brick sided dwelling  
One (1) - 1 story 12 x 16 wood framed shed

PROPERTY ADDRESS: 213 High School Road, Montrose, PA 18801

UPI / TAX PARCEL NUMBER: 124.16-1,010.00,000.

Seized and taken into execution to be sold as the property of ANN MARIE RASMUS in suit of BRIDGEWATER TOWNSHIP MUNICIPAL AUTHORITY.

**TERMS OF SALE:** Full amount of bid plus poundage must be paid on the date of the sale by 4:30 PM or the deed will not be acknowledged.

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises.

Attorney for the Plaintiff:  
Portnoff Law Associates, LTD.  
Norrstown, PA (866) 720-9748

**JOHN V OLIVER, Sheriff**  
SUSQUEHANNA COUNTY, Pennsylvania